

THE BOARD OF DIRECTORS OF GLEN LAUREL HOMEOWNERS ASSOCIATION, INC. HELD THEIR REGULAR MONTHLY BOARD OF DIRECTORS MEETING ON TUESDAY, MARCH 19, 2024 AT 6:30 P.M. AT THE GLEN LAUREL COMMUNITY CLUBHOUSE, 14122 WEST AIRPORT BLVD., SUGAR LAND, TX 77498.

Director's present were Lydia Rosenthal, Mark Johnson and Joanna Figueroa. Also, in attendance was Becky Salinas, representing Sterling Association Services, Inc. ("SASI")

CALL TO ORDER AND ADOPTION OF AGENDA

Mark Johnson presided over the meeting and called the meeting to order at 6:30 p.m., the agenda was approved with no corrections or additions; *L. Rosenthal asked for a motion; M. Johnson made motion was made; J. Figueroa seconded the motion; motion passed.*

RECORD UNANIMOUS APPROVALS BETWEEN MEETINGS

The Board approved the following maintenance repairs in between meeting:

- NONE

CITY OF SUGARLAND

Officer Reid was not able to attend.

HOMEOWNER OPEN FORUM

Homeowner Josph Niles was present to discuss the denial of his ACC application for the playground equipment and the board advised they will need to relay the message to Committee the application was approved by the Board. Mr. Niles discussed the workout/playground for the Reserves area, the Board advised they have not looked into this matter as they are working on the concrete walls at time and will revisit in the future.

Homeowner George Kakkant was present to observe and suggested his past expertise as a Board member and inquired on the fining homeowners for not being in compliance.

Homeowner Gerardo Arzate was present to observe.

MEETING MINUTES

The Board reviewed and unanimously approved the February 20, 2024 as presented with a few corrections; *L. Rosenthal asked for a motion; M. Johnson made motion was made; J. Figueroa seconded the motion; motion passed.*

FINANCIALS

SASI provided a summary of the financials for February 29, 2024 were presented and reviewed. The Board asked SASI to find out how many boxes are stored in order to be relocated to the Clubhouse.

The Board requested Playground/Fall Surface to be moved under Common Area Maintenance and add MUD Maint. Agreement to Clubhouse. SASI to inquire on the Electrical rate.

MANAGERS' REPORT

The list of New Resident was provided to the Board.

The monthly Board Meeting will remain monthly, 3rd Tuesday of the month at 6:30pm, with no meetings in June and December.

OLD BUSINESS

Perimeter Fence Installation – the Board held a discussion and provided an update on the upcoming fence project along Florence Rd and Mason Rd, starting within the next week or so.

Christmas Decorations – the discussion was tabled.

Resident Clubhouse Rental Agreement – tabled for further review

Pool Tag/Wristbands – the Board was updated the pool tags are ordered, delivered and at the office.

Pool Tag Notices – the Board discussed the pool tag registration form.

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NEW BUSINESS

Pool House Leaks – the Board was advised a claim was reported to the insurance, waiting on an adjuster or update. SASI to follow up on status of the claim.

Pool Opening Party – the Board discussed the DJ and Ice Cream cart have been reserved for the Pool Party for Friday, May 24th from 6pm – 8pm.

Water Feature Repair/Replacement – the Board tabled and asked to get a picture of the mushroom water feature.

Removal of Wood and Filling of Pool Joints – no quotes or estimates, tabled.

Pool Replaster – no quotes or estimates, tabled. SASI to follow up with Aquatic Advisors.

Spring Newsletter – no discussion, tabled.

Landscape Replacement and Enhancements – discussion tabled

The Open Session was adjourned at 7:40 p.m.

EXECUTIVE SESSION

With a quorum present, the Board entered into Executive Session at 7:51 p.m. as provided by Section 209.0051 (c) & (e) of the Texas Property Code Chapter 209 to consider actions involving personnel, litigation, contracts, enforcement actions, communications with the HOA attorney and homeowners’ privacy and confidential matters.

Compliance Report – a summary on the number on letters mailed out for the month ending. A brief conversation was held regarding.

Collection Comparison Report – an overall collection comparison reflected 87% collected for the Annual Assessments.

Attorney Status Report – attorney status report was provided and reviewed.

Board Action Items – the board was presented with information on Board Action items on compliance issues.

The Executive Session adjourned at 8:00 p.m. and the Board reconvened in Open Session for possible action on items discussed in the closed Executive session. The Board reviewed, discussed and approved the following: Account# 239890 – the discussed in open forum and advised his ACC application was approved by the Board. Account # 184740 – the Board discussed and agreed the beds do need to be cleaned and weeds removed.

GENERAL DISCUSSION

A few items discussed with the Board are as followed:

- NONE

The next meeting scheduled is for Tuesday, April 16, 2024 at 6:30pm at the Glen Laurel Community Clubhouse at 14122 West Airport Blvd., Sugar Land, TX 77498.

ADJOURNMENT

With there being no further business to come before the Board the Board was properly adjourned at 8:08 p.m., *L. Rosenthal asked for a motion; M. Johnson made motion was made; J. Figueroa seconded the motion; motion passed.*

Prepared by: _____
Becky Salinas, Sterling

ASI Accepted at the April 16, 2024 Meeting of the Board